

**GRESHAM REDEVELOPMENT COMMISSION MEETING MINUTES**  
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**A. CALL TO ORDER BY PRESIDING OFFICER**

**Chair Shane T. Bemis** called the Gresham Redevelopment Commission (GRDC) meeting to order at 4:01 p.m. on the 15<sup>th</sup> day of October 2009 in the Council Chambers, Public Safety & Schools Bldg., 1333 NW Eastman Parkway, Gresham, Oregon.

COMMISSION PRESENT: SHANE T. BEMIS, Chair  
SHIRLEY CRADDICK  
JOSH FUHRER  
CAROL NIELSEN-HOOD  
DICK STRATHERN, Vice Chair  
PAUL WARR-KING

COMMISSION ABSENT: DAVID WIDMARK

STAFF PRESENT: ALICE ROUYER, GRDC EXECUTIVE DIRECTOR  
RICK FAUS, SENIOR ASSISTANT CITY ATTORNEY  
JUSTIN CUTLER, ADMINISTRATIVE ANALYST  
MICHAEL PARKHURST, ASSOCIATE CITY PLANNER  
CECILLE TURLEY, RECORDING SECRETARY

**1. INSTRUCTIONS TO CITIZENS ON SIGNING UP FOR PUBLIC TESTIMONY REGARDING AGENDA AND NON-AGENDA ITEMS**

No instructions were given.

**2. CERTIFICATES OF APPRECIATION TO ANGELINA MARINO AND MICHAEL ORELOVE FOR THEIR CONTRIBUTION TO PLAZA DEL SOL**

**Alice Rouyer**, GRDC Executive director presented certificates of appreciation to Angelina Marino and Michael Orelove, thanking them for their great contribution to the project. She explained that Ms. Marino was the artist for the project and Michael Orelove, a hobby astronomer, had the vision that got the project started. She estimates the turnout on painting day was 300 to 500 visitors and 200 volunteer painters.

**Ms. Marino** said it was a real honor and a pleasure to work with the City of Gresham and Justin Cutler, who was fantastic. She has not had a more pleasant working experience.

**Mr. Orelove** thanked the Commission and staff. He said he would like to mention that people can own a meteorite. He visited Meteor Crater in Arizona and bought a piece of the asteroid at the gift store there. He filed some of the asteroid into little pieces and mixed the pieces into with some of the paint used to paint an asteroid in the asteroid belt at Plaza del Sol. He also put some shavings from his Moon meteorite into the paint used to paint the Moon and some shavings from his Mars meteorite into the paint used to paint the planet Mars.

**B. CITIZEN AND COMMUNITY GROUP COMMENTS FOR AGENDA (EXCEPT PUBLIC HEARING) AND NON-AGENDA ITEMS**

None.

**C. CONSENT AGENDA**

**1. GRESHAM REDEVELOPMENT COMMISSION MEETING MINUTES OF JUNE 2 AND JUNE 16, 2009**

Motion was made by Commissioner Shirley Craddick and seconded by Commissioner Dick Strathern **TO APPROVE CONSENT AGENDA ITEM C-1.**

The motion passed as follows:

<b>BEMIS</b>	<b>YES</b>	<b>STRATHERN</b>	<b>YES</b>
<b>CRADDICK</b>	<b>YES</b>	<b>WARR-KING</b>	<b>YES</b>
<b>FUHRER</b>	<b>YES</b>	<b>WIDMARK</b>	<b>ABSENT</b>
<b>NIELSEN-HOOD</b>	<b>YES</b>		

**D. COMMISSION BUSINESS**

**1. PLAZA DEL SOL: STATUS UPDATE**

**Justin Cutler**, Administrative Analyst, Urban Design and Planning gave the staff report. (PowerPoint attached as Exhibit A).

**Commissioner Shirley Craddick** asked if parking will be off limits on the entire site, particularly the north side near the MAX station.

**Mr. Cutler** explained that the existing parking on the southwest, northeast, and northwest corners will be maintained. The landscape design plan will address how to preserve parking close to the Rockwood Community Office for that use and the need for parking for the basketball courts, etc.

**Commissioner Craddick** suggested putting distance markers on the walking path so people know how far they walk.

**Commissioner Carol Nielsen-Hood** commented that when driving down Stark or Burnside, your eyes are automatically drawn to Plaza del Sol because it is very beautiful and she cannot wait for the wildflowers to bloom. This is exactly what the Commission had in mind for an interim use until development can occur that is fun and exciting, but not too expensive. She loves the story of the planets and the meteorite dust in the paints. It is a great story to get out to kids and she hopes there is a way to get the work out to them because it is a great story.

**Commissioner Josh Fuhrer** said when he said first became involved with the Commission, one of first things he said was the site needs to tell great story at low cost. Staff has hit a home run. He is particularly impressed with the speed with which it was implemented.

**Vice Chair Dick Strathern** congratulated staff for a job well done. He suggested that when the bollards of the planets arrive for Plaza del Sol, maybe the Mayor could make an event out of it and be on the welcoming committee. Has the grass been planted and walking path completed?

**Mr. Cutler** replied that both were completed on Monday, October 12.

**Vice Chair Strathern** responded that he is surprised they are already completed. Good work.

**2. ~~ROCKWOOD MAX STATION AND RELATED INFRASTRUCTURE IMPROVEMENTS:~~**  
**STATUS UPDATE**

This item was pulled from the agenda by staff on Monday, October 12 and will be presented at the November GRDC meeting.

**3. DRAFT SUMMARY OF SEPTEMBER 17 CATALYST SITE WORKSHOP**

**Ms. Rouyer** presented the staff report. (PowerPoint attached as Exhibit B.)

**Commissioner Craddick** asked about the process on moving forward with next steps. Is it a future meeting to flush that out or will staff come back with specifics?

**Ms. Rouyer** replied that the intent of today's presentation is to get agreement and buyoff on what was discussed and what conclusions were drawn from workshop. The next intent would be to build a work program around these outcomes and begin to move forward on some program items. She will continue to consult with Mr. Leland and begin to address some of the outcomes that were identified.

**Commissioner Craddick** said an issue is getting community support to champion Plaza del Sol. Help is needed to get activities going on the site and maintain the site. She thinks the community will need support from the City to get started.

**Ms. Rouyer** said the GRDC Advisory Committee (GRDCAC) discussed that issue at its meeting last night and would like to adopt it as its project for the year. Ideas like a community tree and other holiday events were discussed, along with finding ways to get donations and promote the events.

**Commissioner Strathern** said that as Liaison to the GRDCAC, he has never seen the Committee as excited and involved as they were last night. There was enthusiasm about being involved in planning events, and they talked about developing an events calendar for the site. They had many ideas for uses and champions, which is great.

**4. DRAFT 2010 GRDC WORK PLAN**

**Ms. Rouyer** presented the staff report. (PowerPoint attached as Exhibit C.)

**Commissioner Fuhrer** said he thinks the work plan looks good. Regarding 181<sup>st</sup>, he would add the opportunity to put in crosswalks between major intersections. Currently, one has to walk a quarter of a mile to cross the street between Glisan and Halsey and many times he has nearly hit someone trying to dash across that stretch at night. From a public safety perspective, it should be looked at in either this work plan or another so it is on the radar screen.

**Commissioner Strathern** congratulated Ms. Rouyer for grabbing the strategy out of the vision in such a straightforward manner. In his mind, for the first time it captures where we are and where we want to go and it will make a great marketing tool.

**Commissioner Paul Warr-King** said thanks for great job. Regarding improving the medians and other landscaping around Rockwood, how will it be maintained? Weeds are starting to grow in other landscaping areas like this that were installed. Is there a plan?

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**Ms. Rouyer** replied that she talked with a colleague over the summer about this and learned of creative ways she used to maintain landscaping. She feels confident Urban Renewal funds will be able to be used to help establish landscaping. In the long term, it becomes the City's responsibility and there are limits on the use of urban renewal dollars for landscape maintenance. Her hope is to get a good start on getting those landscaping improvements established.

**Commissioner Craddick** said thank you for a wonderful communication tool for the Commission to use. It brings a lot of hope to the community. She is glad this was done and will continue to be done. Regarding future development on the site, does staff see a point where it might know in terms of a date when it is time to look at development?

**Ms. Rouyer** responded that she thinks some development options can be created for the site, but before putting it in the work plan she first wanted to see if there was agreement with the September 17 GRDC/GRDCAC joint workshop outcomes summary. Some GRDCAC members said yesterday that the Commission should be patient and remain flexible on ideas around public/private development. They also felt that some of the developers should be brought back to visit with the Commission and GRDCAC to test some of the outcomes from the workshop and Mr. Leland's white paper. The work plan back will be brought back to the Commission at its December meeting and it will include a work program on this project.

**Commissioner Strathern** said that the GRDCAC for the first time last night began to really think through the surrounding area and clearly came to a commitment on being patient and said that whatever goes on the site will be the key ingredient in Rockwood's future.

**Ms. Rouyer** said staff will come back to the Commission on December 17 to seek GRDC adoption of the work plan.

**5. GOOD OF THE ORDER**

None.

**E. ADJOURNMENT OF MEETING**

Hearing no further business, Chair Bemis adjourned the meeting at 4:50 p.m.

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SHANE T. BEMIS,  
CHAIR

Respectfully submitted,

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Cecille Turley,  
Recording Secretary